



# Building Committee

Building Committee Meeting Minutes  
Wednesday, October 15, 2014 at 6:00pm

Building Department Conference Room at the Provincetown Town Hall  
Called to Order: 6:03 pm

### Membership:

<b>P</b>	<b>E</b>	<b>U</b>	<b>Name</b>	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Tom Coen, Chair	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Rick Murray, Vice Chair	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Don Murphy	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Kevin Shea	
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Leif Hamnquist	
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	Sheila McGuinness, Alt.	<input type="checkbox"/> Voting

(Note: **P** = Present **E** = Excused **U** = Unexcused)

*These minutes are in brief format.*

*This meeting was filmed by Provincetown TV*

<b>Also Present:</b>	
Acting Police Chief, Jim Golden	
Susan Leonard, Recording Secretary	

<b>Order of Business:</b>
1) Public Statements.
2) Review and make recommendations on Special Town Meeting Article 14 (Votes may be taken).
3) Minutes of prior meetings (Votes may be taken).
4) Other – Other matters that may legally come before the Committee not known at the time of posting. (Votes may be taken.)

## **1. Public Statements (The Committee may or may not respond.)**

None. There were no members of the public present.

## **2. Review and make recommendations on Special Town Meeting Article 14 (Votes may be taken).**

*Article 14. Funding for Police Station Repairs:*

*“To see if the Town will vote to raise and appropriate or transfer funds from available funds the sum of \$200,000 to be expended under the direction of the Town Manger and the Chief of Police, for repairs to the police station on Shank Painter Road, and costs related thereto; or take any other action relative thereto.”*

Mr. Coen brought to the attention of his fellow Committee members that the Board of Selectmen voted against supporting Article 14 at its most recent meeting. Their stand on it is that it is premature. The Finance Committee initiated the article with input from Rich Waldo of the DPW for a rough estimate of repairs. Mr. Coen asked Acting Chief Golden how urgent the situation is.

Chief Golden replied that there is water intrusion both from the roof and the gable ends. Some repair is necessary outside of what is normally budgeted for. He could not venture a guess as to when it needs to be done.

Mr. Coen there is a danger of triggering other building code requirements, being forced to vacate the building and essentially rebuilding the structure if the dollar value of repairs exceeds a certain percentage of the building's assessed value. Other parts of the code are triggered in different ways.

Mr. Coen has asked for a joint meeting with the Board of Selectmen, which has not happened yet, to discuss the way forward. He wants to know how many years do we need to keep the police station running and what repairs need to be accounted for over the next 3 to 5 years? The longer we wait the

higher the probability is that we will need to make significant repairs. The longer we wait the more expensive it will become.

Mr. Coen suggested that the Committee take a position on the article. Mr. Murphy responded that the article is premature and is not looked upon favorably by either the Board of Selectmen or the Police Department. If the Selectmen perceive Provincetown as a resort and not a community it will never be a priority. Mr. Hamnquist added that usually with CIP funds there is a breakdown of how the money will be spent. How did they get to the point of \$200,000? Mr. Coen stated that he does not object to making repairs, but it needs to be part of an overall plan. He would like to have a full building code compliance analysis done with recommendations of what could be done without a full rebuilding of the building.

<b>Motion #1:</b> To not recommend Article 14 of the Special Town Meeting.			
Motion By: Leif Hamnquist		Second By: Don Murphy	
For: 3	Against: 0	Abstain: 0	Recuse: 0

### 3. Minutes of prior meetings.

<b>Motion #2:</b> To approve the minutes of June 17, 2014 as written.			
Motion By: Leif Hamnquist		Second By: Don Murphy	
For: 3	Against: 0	Abstain: 0	Recuse: 0

### 4. Other – Other matters that may legally come before the Committee not known at the time of posting. (Votes may be taken).

There were no other matters raised.

<b>Motion #3:</b> Motion to adjourn.			
Motion By: Tom Coen		Second By: Don Murphy	
For: 3	Against: 0	Abstain: 0	Recuse: 0

**List of documents reviewed:**

*1. Special Article 14. Funding for Police Station Repairs*

Next Meeting:	Not determined at this time.
Adjourn:	6:34 pm
Minutes by:	Susan Leonard

Approved by  on December 18, 2014  
Thomas Coen, Chair